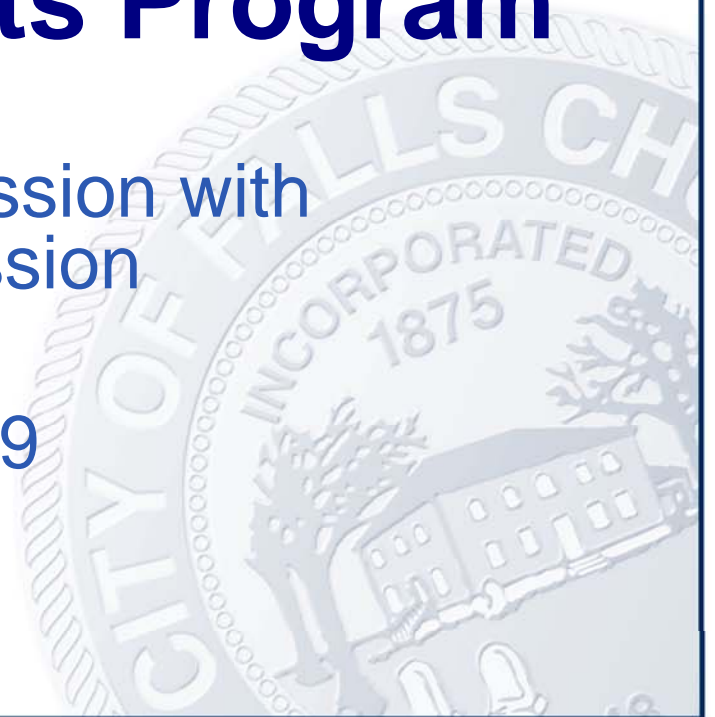


Capital Improvements Program

Council Joint Work Session with
Planning Commission

March 30, 2009



Work Session CIP Topics

- **FY2009 adopted CIP Project holds**
- **Adopted FY2009 to Proposed FY2010 Comparison**
- **Project Reviews**
- **5 Year Financial Projections**
- **Planning Commission Recommendation**
- **Feasibility Study Update**
- **Library Board of Trustees Expansion Project**

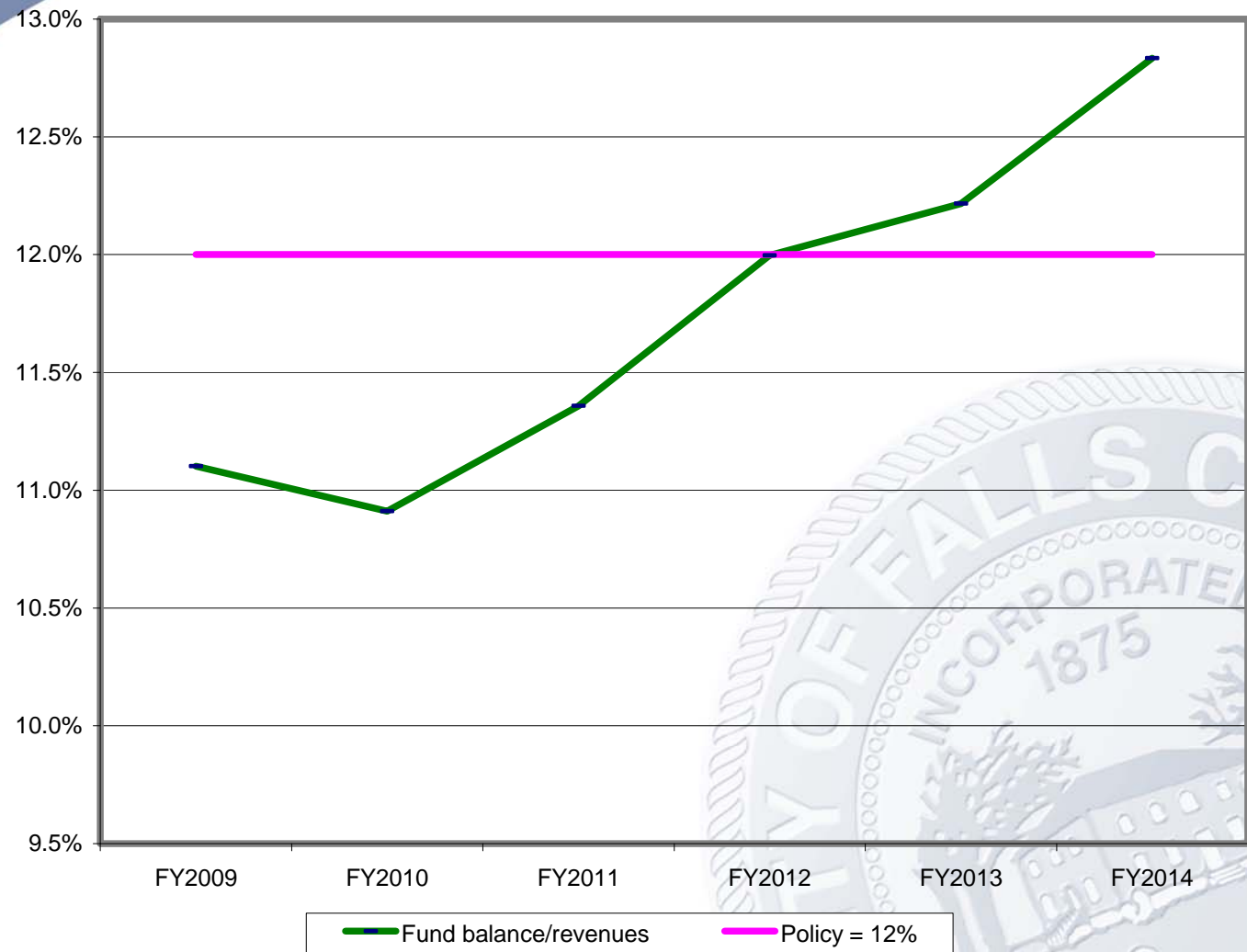
CIP/COP Funding Summary

	FY2010	FY2011	FY2012	FY2013	FY2014	Totals
Grant/Other Funded	1,773,846	317,621	17,622	117,622	17,622	2,244,333
Total Debt Financed	-	14,000,000	1,478,500	30,000,000	-	45,478,500
Only if grant/revenue offset	840,000	1,575,000	1,961,000	1,875,000	2,125,000	8,376,000
School Fund Balance Use	-	100,000	180,000	260,000	625,000	1,165,000
Total "Pay as you go" Financed	113,000	162,321	17,622	317,622	17,622	628,187
TOTAL GENERAL FUND	2,726,846	16,154,942	3,654,744	32,507,244	2,785,244	57,892,020

CIP Project Holds

- **Available CIP Funding**
 - Undesignated Fund Balance Per Policy
 - Reduced FY10 availability from \$11.3M to \$8.6M
 - Overstatement of \$3.9M fund balance
 - \$1.56M FY09 and prior CIP projects placed on hold
 - Below 12% policy limit, required correction

**Projected Reserve Balance Ratios
(Reserves/Revenues)
FY2009 - FY2014**



CIP Projects Frozen per City Manager Directive

Project Title	<u>FY06</u>	<u>FY07</u>	<u>FY08</u>	<u>FY09</u>	<u>Total</u>
Cavalier Trail Skate Park*	-	-	-	\$175,000	\$175,000
Broad Street Streetscape	\$75,000	-	-	-	\$75,000
Stormwater Cleaning*	\$14,971	-	-	-	\$14,971
Stormwater Improvements	-	-	\$640,000	\$186,529	\$826,529
Washington St. Streetscape	-	-	-	\$20,000	\$20,000
City Hall/Public Safety Imprmts (A&E)	-	-	\$298,500	-	\$298,500
Tripps Run 2nd Phase	-	-	\$150,000	-	\$150,000
TOTAL					\$1,560,000

*Reduces full amount of project funding and/or remaining account balance

FY2009-13 and FY2010-14 CIP Comparisons

- **FY10 Proposed is \$2.7M vs FY10 Projected at \$18.9M**
 - **\$16M City Hall/Public Safety reduced to \$14M and moved to FY11**
- **PAUG reduced by \$480k (FY10 Proposed)**
- **FY2009-13 is \$68.6M and FY2010-14 is reduced to \$57.8M**
 - **PAUG FY2009-13 \$6M vs FY2010-14 \$628k**

Public Safety

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
Fire Station Upgrades	-	144,700	-	-	-	144,700
<i>Ladder Truck</i>	-	-	840,000	-	-	840,000
Ladder Truck- sale proceeds	-	-	(161,500)	-	-	(161,500)
Pumper Truck- <i>Not Recommended</i>	-	-	-	-	-	
Total Public Safety		144,700	678,500	-	-	823,200

Public Safety

- **Radio Replacement Project - Phase II**
 - 75% complete/ remaining funding - \$130k
 - Users: Public Works/Urban Forestry/R&P
 - FCC mandated requirements by FY2012
 - Emergency communication and interoperability with Police
 - Unable to replace equipment, last unit used
 - Redundancy: new system serves as back up to Police if Arlington or Fairfax systems fail
 - Competitive bids spring 09; Council authorization 6/09

Public Works

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
City Facilities Reinvestment	-	-	-	-	-	-
City Hall/Public Safety Improvements	-	14,000,000	-	-	-	14,000,000
Storm Water Facility Improvements	-	775,000	775,000	775,000	775,000	3,100,000
Daylighting of Piped Streams	150,000	-	300,000	-	300,000	750,000
Curbside Solid Waste Collection	240,000	-	186,000	-	200,000	626,000
City Hall West Wing Renovations	-	-	-	-	-	175,000
Total Public Works	390,000	14,775,000	1,261,000	775,000	1,275,000	18,476,000

Public Works

- **Storm Water Facilities Improvements**
 - Account for long-term system stability
 - Areas cannot convey water 1-year storm event
 - Standard level of service is 10 year event
 - Requires at a minimum \$775K/year
 - Unfunded in CIP without alternate funding source
 - **Monumentation**
 - Consistent network of elevation data
 - \$45K / 6 Months
 - **Watershed Management Plan**
 - Comprehensive City-wide approach
 - \$125K / 12 Months

Public Works

- **Kent Street Drainage Improvement**
 - Installation of over 500 LF of Culvert
 - Resolve long-standing capacity concern
 - \$602K (\$393K available) / 7 Months
- **Daylighting / Stream Restoration**
 - 2005 Dewberry Report
 - Coe Branch & Hamlett/Rees Project Synergy
 - FY2009 Federal Omnibus (\$500K = \$400/\$100 split)
 - Preliminary cost estimate \$650K
 - Timing unknown

Public Works

- **Solid Waste Management**
 - Investment in Future of Refuse and Recycling Program
 - Recycling & Refuse Carts / Truck Retrofits / Replace Refuse Truck
 - \$626K over 5 years
- **West Wing Improvements**
 - Address deficiencies: 3rd Floor, West Wing, City Hall
 - Permitting, Building Official, Public Utilities, Zoning, Engineering & Construction
 - Current allocation \$175K (& \$75K Water Fund)
 - 12 month project/ preliminary design and cost stage

Transportation

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
City Center-Transportation Improvements	1,322,846	-	-	-	-	1,322,846
City Center-Transportation Improvements (local)	-	17,621	17,622	17,622	17,622	70,487
City Center-Intermodal Transit Center	451,000	-	-	-	-	451,000
City Center-Intermodal Transit Center (local)	113,000	-	-	-	-	113,000
Bicycle Route Improvements	50,000	50,000	200,000	200,000	200,000	700,000
Pedestrian & Traffic Calming Improvements	-	300,000	200,000	150,000	150,000	800,000

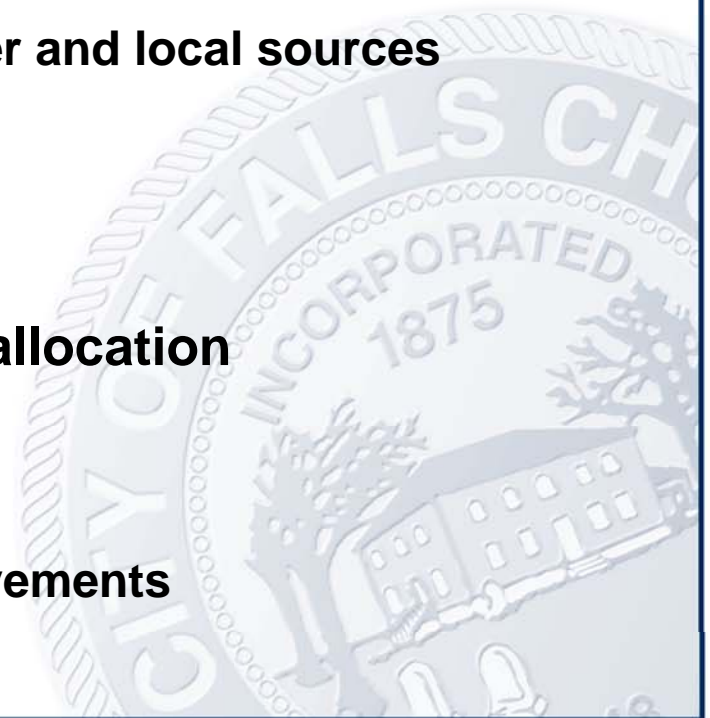
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Transportation- continuation

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
<i>Municipal Parking Garage</i>	-	-	-	-	-	6,000,000
Broad Street Improvements/Village Section	-	-	-	300,000	-	300,000
Washington St. Streetscape Assess./Improvements	-	-	-	-	200,000	200,000
Sidewalk Construction/Rpr./Replacement	150,000	150,000	-	150,000	-	450,000
Roadbed Assessment and Reconstruction (federal)	250,000	300,000	300,000	300,000	300,000	1,450,000
Total Transportation	2,336,846	817,621	717,622	1,117,622	867,622	11,857,333

Transportation

- **Pedestrian and Traffic Calming Plan**
 - RFP under development
 - FY09 \$200k; RSTP grant funded
- **Penn and Broad Traffic Signal**
 - 95% design completed
 - Adequate funding implications/ proffer and local sources
- **Hybrid vehicles**
 - CMAQ Grant funded/ FY10 pending
 - FY08 out to bid \$300k
 - FY09 \$100k
- **ARRA federal funding/NVTA & State allocation**
 - Roads
 - Sidewalks
 - Streetscape
 - SYIP replacement: City Center Improvements
 - Bus Shelters/Transit Vehicles



Recreation and Parks

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
Park Master Plan Implementation	-	-	-	100,000	-	100,000
Big Chimneys and Triangle Park	-	-	-	200,000	-	200,000
Big Chimneys and Triangle Park (proffer)	-	300,000	-	100,000	-	400,000
Total Recreation & Parks	-	300,000	-	400,000	-	700,000

Community Services

Recreation and Parks

- **West End**

- Planning Commission park site plan review 6/09
- Construction bids 8/09; start fall 2009
- Pending bid results additional funding may be needed (current allocation \$175k)

- **Hamlett/Rees**

- Preliminary concept plan under development
- Planning Commission park site plan review 9/09
- Construction bids 10/09; start spring 2010
- Pending bid results additional funding may be needed (current allocation \$175k)

Community Services

Recreation and Parks

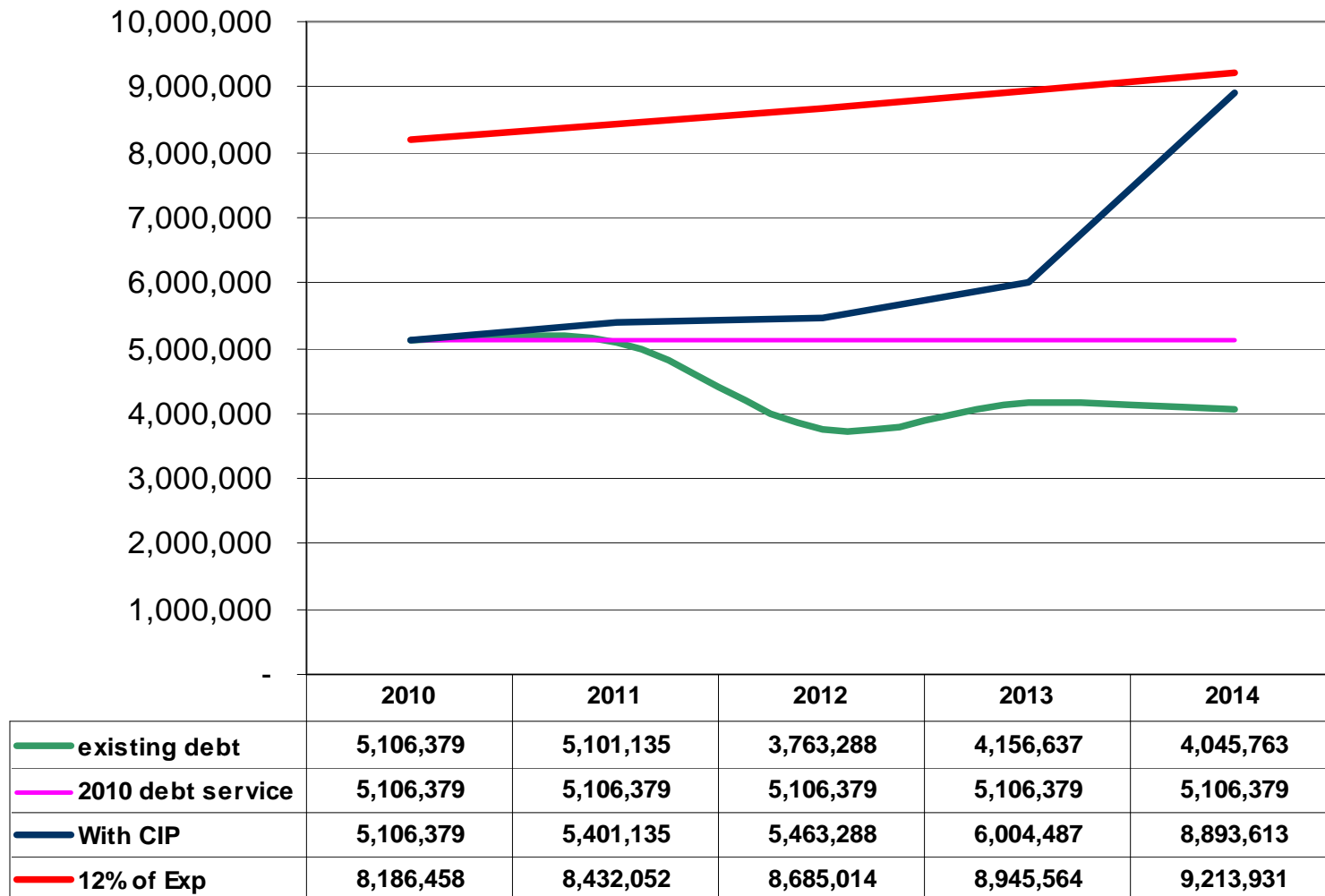
- **Big Chimneys Park and Triangle**
 - **FY09 \$50k concept plan development**
 - **FY2010-14 \$650k with \$400k in proffer**
 - **Timing dependent on City Center South**
 - **Insufficient funds for full construction**

Community Services

Mary Riley Styles Public Library

- **Integrated Library System**
 - **To replace end of life automation system**
 - **FY08 CIP \$127,000; entire amount required**
 - **Vendor negotiations completed and contract under review by City Attorney**
 - **Council contract authorization required; tentative April 27th**

Debt Service Affordability



Financial Considerations

- General economic activity –
 - Timing of new projects
 - Growth of other revenue sources
- Federal revenues constrained in out years
- State revenue constrained in near term
- Borrowing costs should return to historic norms in the long run

Scenario Most Constrained

no growth

	2010	2011	2012	2013	2014
Revenues	66,472,641	66,472,641	66,472,641	66,472,641	66,472,641
BJ's sales tax		500,000	500,000	500,000	500,000
	66,472,641	66,972,641	66,972,641	66,972,641	66,972,641
Expenditures	66,472,641	66,472,641	68,927,650	71,480,859	74,136,197
4% school transfer		1,183,580	1,230,922.99	1,280,159.91	1,331,366.31
4% general growth		1,271,429	1,322,286.24	1,375,177.69	1,430,184.80
Pension cost		200,000	400,000	600,000	800,000
Debt service (existing)		(5,243)	(1,247,847)	(854,498)	(965,372)
Debt Service (new)					
City Hall			1,400,000	1,400,000	1,400,000
School			-	-	3,080,000
	66,472,641	69,122,407	72,033,012	75,281,699	81,212,376
The Gap	-	2,149,766	5,060,371	8,309,058	14,239,735

GAP Scenario Least Constrained

3% growth

	2010	2011	2012	2013	2014
Revenues	66,472,641	68,466,821	70,520,825	72,636,450	74,815,543
Northgate		200,000	400,000	400,000	400,000
City Center			500,000	1,500,000	2,500,000
BJ's sales tax		500,000	500,000	500,000	500,000
	66,472,641	69,166,821	71,920,825	75,036,450	78,215,543
Expenditures	66,472,641	66,472,641	68,927,650	71,480,859	74,136,197
4% school transfer		1,183,580	1,230,922.99	1,280,159.91	1,331,366.31
4% general growth		1,271,429	1,322,286.24	1,375,177.69	1,430,184.80
Pension cost		200,000	400,000	600,000	800,000
Debt service (existing)		(5,243)	(1,247,847)	(854,498)	(965,372)
Debt Service (new)					
City Hall			1,400,000	1,400,000	1,400,000
School			-	-	3,080,000
Parking Garage			600,000	600,000	600,000
	66,472,641	69,122,407	72,633,012	75,881,699	81,812,376
The Gap	-	(44,414)	712,187	845,249	3,596,833

Planning Commission Recommendation

- **Adopted CIP/COP on February 17th**
- **Modified City Hall/Public Safety Project:**
 - Reduced by \$2M (\$14M to \$12M)
 - Allocated \$2M to FY2010 Library Expansion
 - Moved \$2M for FY2010 City Hall/Public Safety
- **\$4M not included in City Manager's recommended FY2010 Budget**
 - Pending completion of Feasibility Study

Facility Feasibility Study Update

- **20 year Master Facility Plan**

- 5 Year CIP Increments
- General government/public safety/library/community center
- Formulate options of design and costs to address overcrowded conditions, police and court safety, wayfinding, customer service, aging HVAC, ADA compliance
- Space designs for adjacency, office operational standards and VA Supreme Court - 20 year shortfall significant
- Options/Phasing/Costs under staff review
- Consider in context with School Long Range Facility Study
- Follow up Council work session/next steps for public consideration

Library Expansion Request

- Initial Project- \$6.75M
 - 8,000 SF expansion
 - Current facility of 15,500 SF is undersized
 - 21% circulation increase since 1991
 - Lack of parking, materials and program space
 - State library assessment criteria under development
- Modified Project- \$2M
 - Additional 5,000 SF, improved parking

FCCP Schools

	FY2010	FY2011	FY2012	FY2013	FY2014	Project Totals
Future Construction (new/renovation)	-	-	800,000	30,000,000	-	30,800,000
Systems Replacement Renewal Modernization	-	100,000	180,000	260,000	625,000	1,165,000
Total Schools	-	100,000	980,000	30,260,000	625,000	31,965,000

Questions and Answers

